



TOWN OF ARLINGTON  
MINUTES OF THE PERMANENT TOWN  
BUILDING COMMITTEE MEETING

Date: October 5, 2021

Time: 7:00PM

Location: Each of the Committee Members and the Guests Participated Utilizing the ZOOM Videoconferencing Platform

Attendance: Allen Reedy, Brett Lambert, John Maher, Jim Feeney, Greg Walters, Mike Rademacher, Bob Jefferson, Absent: Peter Martini and Bill Hayner

Guests: Dave Steeves, Chris Baryluk, , Josh Sydney, Steve Kirby and Bill Sterling.

Chairman Reedy called the meeting to order at 7:00 PM.

#### TOWN YARD

Mr. Baryluk and other members of the project team gave an update on the project and showed photos of the ongoing work. Work continues on Building A including masonry, plumbing and windows work. Concrete structures are being removed and stored on site. Important telecom work is being conducted as well. Some envelope brick work is ongoing but is not a wholesale replacement.

The following change orders were approved on a unanimous roll call vote having been moved by Maher seconded by Lambert:

COR#08--Upon demolition of existing flooring in Building A, the existing sub floor in areas (see CR plans) were in poor condition. In lieu of fluid applied leveling materials, the conditions (unforeseen) required the use of plywood for sub floor improvement to better prepare the subfloor to accept new vinyl and carpet---\$17,166

COR#25--The project team reviewed Building A exterior wall finishes for moisture control and present finishes were judged insufficient for this purpose. Cost is for removal only. ---\$17,350.88

COR29—Electrical contractor determined that code requires that transformer disconnects must be within ten feet of each transformer. Cost is for time and materials for 7 disconnects. --\$7,182.36

A discussion followed as to how much discretion the project team would have in approving change order work in the field without getting committee approval in the interest of keeping the work *progressing*. The consensus of the committee was that the OPM could approve work up to \$15,000

alone and up to \$30,000 with the approval of the Chairman or Vice Chairman. Mr. Walters dissented stating that these amounts should be approved by the full committee.

The project team provided information on the Industrial Parties recommendation that a sub slab ventilation system be installed at the estimated cost of \$64,000. Some committee members were skeptical of incurring this cost so early in the project and a decision will be deferred until more excavation is completed and the Industrial Parties are approached for possible cost sharing.

The window detailing issue needs to be addressed soon at the estimated cost of \$20,000. An invoice from Sydney Associates in the amount of \$27, 428 was unanimously approved on a roll call vote having been moved by Maher seconded by Lambert.

A potentially very costly item was introduced relating to clean utility corridors and more information will be provided at subsequent meetings.

Eversource work critical to the IT program is being addressed.

#### CENTRAL SCHOOL

Mr. Kirby gave an update of the progress of the work and showed photographs detailing same. He indicated that doing walk throughs with contractor is proving helpful in identifying remaining work to be completed. Delta Beckwith has finally been on site. Doors are being installed and bathroom work is ongoing as is soffit work removing some rot. The architect is reviewing the latest precast concrete sample. The off-site storage of the furniture is proving costly. Change Order #15 in the amount of \$18,480 was unanimously approved on a roll call vote having been moved by Maher seconded by Jefferson. It included the following items:

COP 40 RE: PR 41 - Bathroom 329 & 330 Door Openers \$ 7,859.33

COP 121R2 RE: PR 107 - Room 117 Flooring \$ 5,407.86

COP 135 RE: PR 119 - Room G35 Lighting \$ 4,468.09

COP 151R1 RE: PR 131 - Thin-Set Under Cement Board \$ 744.72

TOTAL CHANGE ORDER: \$18,480.00

#### HOUSEKEEPING

The minutes of the September 21, 2021 meeting were unanimously approved on a roll call vote having been moved by Rademacher seconded Feeney with Jefferson abstaining.

Whereupon a motion was made by Maher seconded by Jefferson to adjourn at 8:21 PM and it was unanimously voted.

Respectfully Submitted,  
John F. Maher, Clerk